



JR Sales & Lettings

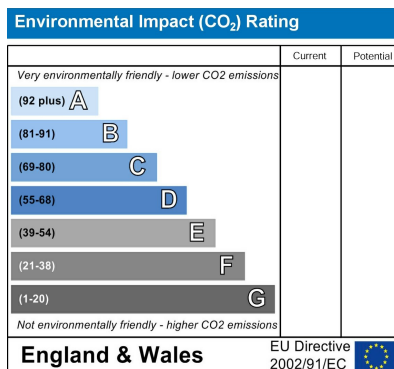
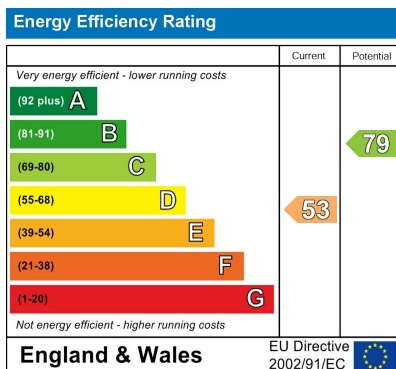
**Jones Road
Goffs Oak**



**£699,995
Freehold**

An extremely attractive bespoke built detached character house, featuring Four bedrooms, nestled in a sought-after residential area. Within walking distance to village amenities and boasting original features, this lovely property offers a canvas for sympathetic modernisation or transformation. Recognising its need for updates, this home presents a unique opportunity to blend contemporary living with classic charm. Benefit from proximity to excellent local schools and the convenience of Cuffley BR main line station nearby. With its desirable location and possibilities for improvement, early viewing is recommended to secure this promising family residence.

- **ATTRACTIVE DETACHED FAMILY HOME**
- **SOUGHT AFTER RESIDENTIAL AREA**
 - **GARAGE/WORKSHOP**
 - **WEST FACING GARDEN**
- **CUFFLEY BR MAIN LINE STATION NEAR BY**
 - **FOUR BEDROOMS**
 - **IN NEED OF MODERNISATION**
 - **LONG OWN DRIVEWAY**
- **EXCELLENT LOCAL SCHOOLS**
- **CHAIN FREE**



Entrance

Front door leading to:-

Hallway

Double glazed frosted window to front. Parquet flooring. Coving. Archway to under stairs cupboard. Doors to accommodation.

Lounge/Dining Room

28'5 x 12'5
Leaded light single glazed bay window to front with secondary glazing. Single glazed windows to rear with secondary glazing. Feature leaded light window to side. Feature fireplace with gas point and back boiler. Coving. Radiator. Storage cupboard housing electric meters. Double glazed doors at rear to lean to.

Kitchen

11'9 x 8'11
Fitted wall and base units. Work surfaces. Stainless steel sink unit. Plumbing for washing machine and dishwasher. Laminate flooring. Radiator. Window to side with secondary glazing. Feature leaded light window to front. Door and window to rear with secondary glazing.

First Floor Accommodation

Landing

Stairs from ground floor. Fitted carpet. Access to part boarded loft via ladder. Feature double glazed leaded light arched window. Doors to accommodation.

Bedroom 1

14'2 x 11'5
Bay window to front with secondary glazing. Fitted carpet. Built in wardrobes. Radiator. Coving. Power points.

Bedroom 2

13'9 x 10'8
Window to rear with secondary glazing. Fitted wardrobes. Coving. Radiator. Fitted carpet.

Bedroom 3

12'1 x 9'11
Double glazed window to front. Fitted carpet. Radiator. Coving. Power points.

Bedroom 4

8'2 x 5'11
Double glazed window to side with secondary glazing. Fitted carpet. Radiator. Power Points.

Bathroom

Comprising panelled bath with mixer tap and hand shower attachment. Shower cubicle. Pedestal wash hand basin with mixer tap. Low flush WC. Laminate flooring. Double glazed frosted window to side.

Exterior

Outside WC

Brick built building comprising low flush WC. Wash hand basin.

Garage/Workshop

20'1 x 8'8

Own Driveway

At front with parking for two/three cars. Side access to garage.

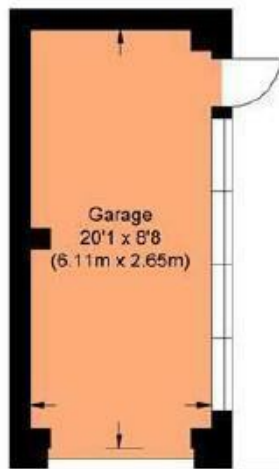
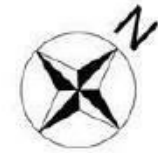
West Facing Rear Garden

Laid to lawn with mature trees and shrubs. Patio area. Garden shed. Outside tap. Access to garage.

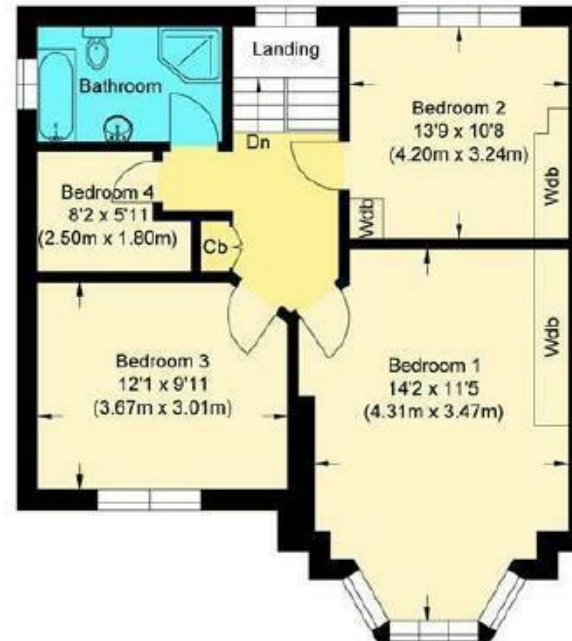








Ground Floor



First Floor

Jones Road, Goffs Oak EN7 5JN

Approximate Gross Internal Floor Area : 110.39 sq m / 1188.22 sq ft
(Excluding Garage)

Garage Area : 16.20 sq m / 174.37 sq ft

Illustration for identification purposes only, measurements are approximate, not to scale.